

**REAL ESTATE COMMITTEE AGENDA**  
**REAL ESTATE COMMITTEE MEETING OF: MAY 31, 2005**

**- CALL TO ORDER**

**MINUTES:**

PRESENT: COUNCILMAN WOLFSON and COUNCILWOMAN TARKANIAN

Also Present: DEPUTY CITY ATTORNEY TERESITA PONTICELLO, DEPUTY CITY ATTORNEY STEVE HOUCHENS, ACTING REAL ESTATE MANAGER ROBIN YOAKUM, and DEPUTY CITY CLERK YDOLEENA YTURRALDE

**- ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW**

**MINUTES:**

City Clerk's Bulletin Board, City Hall Plaza, 2nd Floor Skybridge

Court Clerk's Office Bulletin Board, City Hall Plaza

Las Vegas Library, 833 Las Vegas Boulevard North

Clark County Government Center, 500 S. Grand Central Parkway

Grant Sawyer Building, 555 E. Washington Avenue

(3:00)

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**AGENDA SUMMARY PAGE**  
**REAL ESTATE COMMITTEE MEETING OF: MAY 31, 2005**

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD GOECKE**

☐ **CONSENT**    ☒ **DISCUSSION**

**SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilman Wolfson and Councilwoman Tarkanian

Discussion and possible action regarding a Lease Agreement whereby the Boys and Girls Club of Las Vegas (BGC) leases from the City of Las Vegas approximately 1.2 acres of land situated on a portion of Parcel Number 139-25-303-014 located off the northwest corner of Harris Avenue and Mojave Road - Ward 3 (Reese)

**Fiscal Impact:**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Staff received Council approval to negotiate a Lease Agreement with BGC on 5/5/04. City staff and BGC feel this location would be an ideal site for a new club, gym and affordable child care facility to serve the needs of the community. BGC will have twenty-four months to complete the facility at BGC's sole cost. After such time BGC will turn over Deed to APNs 139-36-213-001 and -016 to City in "as-is" condition (former BGC McCabe facility). The Lease term is for thirty years with eighty-seven shared parking spaces.

**RECOMMENDATION:**

Staff recommends approval

**BACKUP DOCUMENTATION:**

1. Letter from Boys & Girls Club dated 3/18/04
2. Lease Agreement

**MOTION:**

**COUNCILWOMAN TARKANIAN recommended Item 1 be forwarded to the Full Council with a "DO PASS" recommendation. COUNCILMAN WOLFSON concurred.**

**MINUTES:**

COUNCILMAN WOLFSON declared the Public Hearing open.

ROBIN YOAKUM, Real Estate Division, confirmed the property is going to be leased to the Boys and Girls Club. They have 24 months to construct their facility, and will deed their current facility at Stewart and 28th Street to the City for a 30 year lease at \$12 a year. She recommended approval.

TOM MCGOWAN, Las Vegas resident, recommended approval.

No one appeared in opposition.

COUNCILMAN WOLFSON declared the Public Hearing closed.

(3:00 - 3:01)

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**AGENDA SUMMARY PAGE**  
**REAL ESTATE COMMITTEE MEETING OF: MAY 31, 2005**

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD GOECKE**

☐ **CONSENT**

☒ **DISCUSSION**

**SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilman Wolfson and Councilwoman Tarkanian

Discussion and possible action regarding a Memorandum of Understanding (MOU) #2005-01 between the City of Las Vegas and Meadow Ridge Home Owners Association (HOA) regarding improvements to be installed on APNs 125-25-597-002 and 125-25-697-021 and a portion of 125-25-697-002 located along Bradley Road and a portion of Rights-of-Way along the I-215 Beltway - Ward 6 (Mack)

**Fiscal Impact:**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The City will install a five-foot concrete sidewalk from existing sidewalk, decomposed granite from edge of sidewalk to existing landscaping, along with boulders and two benches at no cost to the HOA. The HOA will maintain improvements in perpetuity after installation and will be responsible for all costs of maintenance, repairs and security. This project is in conjunction with a future multi-use trail.

**RECOMMENDATION:**

Staff recommends approval

**BACKUP DOCUMENTATION:**

1. MOU 2005-01
2. Project Drawing
3. Site Map

**MOTION:**

**COUNCILWOMAN TARKANIAN recommended Item 2 be forwarded to the Full Council with a "DO PASS" recommendation. COUNCILMAN WOLFSON concurred.**

**MINUTES:**

COUNCILMAN WOLFSON declared the Public Hearing open.

ROBIN YOAKUM, Real Estate Division, explained the agreement is part of the multi-lease trail system that the City is trying to get in place. The Home Owner's Association has agreed to put a five-foot sidewalk along the outside of their association in addition to park benches and boulders. She recommended approval.

No one appeared in opposition.

COUNCILMAN WOLFSON declared the Public Hearing closed.

(3:01 - 3:02)

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**AGENDA SUMMARY PAGE**

**REAL ESTATE COMMITTEE MEETING OF: MAY 31, 2005**

CITIZENS PARTICIPATION: PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS WITHIN THE JURISDICTION OF THE COMMITTEE. NO SUBJECT MAY BE ACTED UPON BY THE COMMITTEE UNLESS THAT SUBJECT IS ON THE AGENDA AND IS SCHEDULED FOR ACTION. IF YOU WISH TO BE HEARD, COME TO THE PODIUM AND GIVE YOUR NAME FOR THE RECORD. THE AMOUNT OF DISCUSSION ON ANY SINGLE SUBJECT, AS WELL AS THE AMOUNT OF TIME ANY SINGLE SPEAKER IS ALLOWED, MAY BE LIMITED

**MINUTES:**

TOM McGOWAN, Las Vegas resident, submitted a written statement regarding integrity, recognizing public officials, and addressing concern for terrorism and illegal immigration.

(3:02)

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THE MEETING ADJOURNED AT 3:08 P.M.

Respectfully submitted:

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YDOLEENA YTURRALDE, DEPUTY CITY CLERK  
June 8, 2005

TM / RECOMMENDING CHIEF MTE: 4 TUES. 31 MAY, '05 (8mfr) (CH: CND. S. WOLFSON)  
(CWN: L. TARKANIAN)  
City-Partic.

\* TOM MCGOWAN; LAS VEGAS RESIDENT.

\* I HEREBY UNEQUIVOCALLY ASSERT I HAVE UTMOST TRUST AND CONFIDENCE IN THE INTEGRITY OF ALL PERSONS ASSIGNED TO SERVE ON OR WITH THE REAL ESTATE COMMITTEE AND THE RECOMMENDING COMMITTEE. CONSISTENT THEREWITH, AND ON THIS DAY FOLLOWING THE MEMORIAL DAY WEEKEND, ITS IMPORTANT TO RECOGNIZE:-

\* MEMBERS OF THE NUNN-LUGAR COMMISSION AND OTHER CONGRESSIONAL REPRESENTATIVES <sup>(WHO)</sup> APPEARED ON NBC TELEVISION'S "MEET THE PRESS" PROGRAM, ON SUNDAY 29 MAY, ASSERTED THAT, ~ IN CONSEQUENCE OF NUCLEAR PROLIFERATION AND THE QUEST OF INTERNATIONAL TERRORISTS TO OBTAIN NUCLEAR WEAPONS, COUPLED WITH THE FACT OF OUR OPEN NATIONAL BORDERS AND PORTS OF ENTRY, ~ A NUCLEAR ATTACK UPON THE UNITED STATES BY INTERNATIONAL TERRORISTS IS NOT A QUESTION OF 'IF', BUT ONLY OF 'WHEN' AND 'WHERE'.

THEY FURTHER STATED THAT AN EASILY TRANSPORTABLE NUCLEAR DEVICE THE SIZE OF A GRAPEFRUIT WOULD BE CAPABLE OF CAUSING THE DEATHS OF AS MANY AS TEN MILLION (10 MILLION) AMERICANS IN ONE(1) OR MORE 'TARGETED' AND DENSELY POPULATED AMERICAN CITIES NATIONALLY.

THAT FACTUAL ADMISSION IS SUPPORTIVE OF THE HEREBY RECOMMENDATION AND REQUEST THAT, TODAY AND HENCEFORTH THROUGHOUT THE FORSEEABLE FUTURE, THE ATTAINMENT, BY SOCIETY AND GOVERNMENT AT ALL JURISDICTIONAL LEVELS, TO THE HIGHEST STANDARD OF PERSONAL AND PROFESSIONAL INTEGRITY IS CATEGORICALLY IMPERATIVE TO NATIONAL HOMELAND AND STATE AND LOCAL HOMEFRONT SECURITY, AND TO THE PRESERVATION OF OUR NATIONAL SOVEREIGNTY, OUR AMERICAN FREEDOMS, AND OUR AMERICAN WAY OF LIFE, FOR OURSELVES, EACH OTHER, AND POSTERITY.

(TM/REC'D, CONT'D)

IN CONTRAST, AND HOWEVER IRONICALLY, NO ELECTED OR APPOINTED PUBLIC OFFICIALS OR MEMBERS OF THE DEPARTMENTAL INFRASTRUCTURE HAVE EVER ATTENDED OR SUPPORTIVELY ENDORSED ANY OF THE MEETINGS OF THE 'GRASS ROOTS' PUBLIC ORGANIZATIONS OPPOSED TO THE UNLAWFUL INFLOX OF ILLEGAL ALIENS WHO CROSS OUR 'OPEN BORDERS AND ENTER THE UNITED STATES, THE STATE OF NEVADA, THE COUNTY OF CLARK, AND THE CITY OF LAS VEGAS, ~ MANY OF WHOM ARE FOREIGN NATIONALS AFFILIATED WITH OR SYMPATHETIC TO INTERNATIONAL TERRORISTS, AND THE VAST MAJORITY OF WHOM ARE ASSISTIVELY ENCOURAGED BY FOREIGN RACIAL, ETHNIC AND CULTURAL HERITAGE GROUPS PUBLICLY-DECLARED AS ADAMANTLY INTENT UPON THE INVASION AND UNLAWFUL 'RE-CONQUEST' OF THE UNITED STATES OF AMERICA.

IN THAT RAPIDLY ACCELERATING AND EXPANDING SCENARIO, ~ AND ABSENT TIMELY AND EFFECTIVE RESPONSE BY PUBLIC OFFICIALS AND OTHER AMERICANS OF THE HIGHEST INTEGRITY, ~ WE'RE IN DANGER OF LOSING OUR AMERICAN HOMELAND AND OUR AMERICAN WAY OF LIFE, LITERALLY BY DEFAULT AND IN CONSEQUENCE OF OPPORTUNISTIC EXPLOITATION IN FURTHERANCE OF LIMITED SPECIAL INTERESTED SUBJECTIVE AGENDAS.

IN THE 'WORST-CASE' SCENARIO, ATTESTED TO BY THE 'NUÑEZ-LUGAR' ASSERTIONS, ~ TEN MILLION (10,000,000) AMERICANS IN ONE(1) OR MORE DENSELY POPULATED AMERICAN CITIES ARE POTENTIALLY IN MORTAL PERIL, AT THE WHIM OF INTERNATIONAL TERRORISTS.

IN CAVEAT REMINDER:-

- \* GOVERNMENT WITHOUT INTEGRITY IS ANARCHY. AND
- \* THOSE WHO FAIL TO LEARN THE LESSONS OF HISTORY, ARE DESTINED TO REPEAT IT.

THE WRITTEN TEXT OF MY PUBLIC COMMENT IS REQUESTED INCLUSION IN THE MEETING MINUTES, IN COMPLIANCE WITH NRS 241., THE NEVADA OPEN MEETING LAW.

THANK YOU. (SUBMITTED)